

## **Revitalization of Reisterstown Steering Committee Meeting**

October 19, 2010 – meeting started at 7:05pm and adjourned at 8:15pm

**Attendance :** Glenn Barnes, Craig Bober, Shirley Smith, Nina Knoche, Joseph Kontoff, Linda Percy, Michael Reiner, Tina Johansson, Karen Fitchett, Bill Keeney, Calvin Reter, Alice Reid, Alexis Kosmas, Kathy Gambrill, Wayne Young, Nolly Murray, Mary Molinaro

### **Introductions of those in attendance**

#### **1. Review of minutes from last meeting + no more blind emails**

Minutes were reviewed and a motion to approve was made by Calvin after questioning the signature indicating modified by Mary. I explained it was because I wasn't in attendance and used Laretta's notes to create them. Karen seconded the motion. The vote was unanimous to accept them as written.

Discussion continued about emails and whether we should show the list of recipients rather than using bcc. I explained that the minutes are currently being sent to more than 50 people and it will cause a huge header at the top of the email. The decision was made to continue the current process using the bcc.

#### **2. A letter was previously sent to Jim Smith, Baltimore County Executive, Councilman Kevin Kamenetz – 2<sup>nd</sup> District, Council T. Bryan McIntire – 3<sup>rd</sup> District, Councilman Ken Oliver – 4<sup>th</sup> District and the Baltimore County School Board asking them to discuss the feasibility of releasing two tracts of land to the Revenue Authority for public parking lots in Reisterstown. I spoke with Harold Reed in Jim Smith's office and he said they have two weeks remaining in office and that I should speak to Tony Basemore in Community Conservation. I am waiting to hear from him.**

Glenn called Tony Basemore today and left a message. He has not returned the call at this time. The members present feel we should wait until after the election on November 2nd and work with the new administration instead.

#### **3. Grant Submitted Last Week! We beat the October 15 deadline.**

**Special Thanks to Kathy Gambrill - Chairman for Grant Committee who spent many hours working on this project along with Glenn Barnes. When our Grant is approved by Baltimore County we plan to purchase benches, trash receptacles, flower planters, banners for telephone poles/lamp posts. The Victor Stanley Company had the best prices and is our preferred vendor due to the quality of their products, longer warranties and durable paint finish. As mentioned previously they have agreed to a discount on their prices and agreed to waive their shipping costs which can be \$500 + on most occasions. The Grant money should be available in April or May after our application is approved. ReDiscover Reisterstown Decals on improvement items will help us obtain the funds we are requesting. Glenn spoke with Peirce on Monday and he said he will let us know by the end of the week if he sees anything that needs to be changed in our Grant application. We also hope to receive donations from area organizations and individuals that would allow us to purchase some items before the first of the year.**

Kathy got everything submitted on time and Glenn talked to Peirce to make sure everything looked okay. Peirce will let us know if anything else is needed. Kathy said she asked for 6 benches, 4 planters 6 trash receptacles and 20 banners for the light poles. We were told the grant would be for a minimum of \$10,000 and a maximum of \$15,000. Our grant request was for \$13,000. Kathy spoke with Ray Heihl about the missing bricks along the old streetscape and was advised that the county will come in the spring and fix everything. Shirley said that she was talking to Charlie Hein from the Lions Club about sponsorship. We discussed options to consider until the 501c3 status for RIA is completed and the determination letter is received.

#### **4. Mission Statement – 4 choices to choose from: See attachment**

Discussed the 4 samples that were recommended and decided to table the vote until the next meeting. Please come prepared to vote.

Glenn talked about the other attachments.

-- one document was prepared from the website from the Baltimore County Department of Economic Development and was describing the opportunities available to commercial properties within the defined Commercial Revitalization District which coincides with the boundaries we are using for the Charrette.

Bill commented that we should follow the example of the property development on Butler Road across from Santoni's. The front building was the original building with a new building in the rear with good stores, parking and ingress and egress. We should look towards similar development on Main Street.

- Another document showed Main Street Reisterstown.
- Community Times, October 13<sup>th</sup> showed Glenn receiving the Bloomin' ArtFest Committee donation for \$2,500 from Calvin Reter
- Last document described two Baltimore County projects being developed with county funds, one a \$7.4 million multipurpose center for Turners Station and the other \$19 million for library, community college

Calvin talked about applying for federal stimulus money. He spoke with our State delegates and senator as well as Senator Ben Cardin and once we have completed the formation of the Association we should approach them again.

5. **Comments from Linda Percy – update on our 501c3**

Linda gave Alice the financial pages which need to be completed for the 501cs which for us will be projected figures for the next three years. Glenn gave Alice the bill for the costs which Linda has already paid so she can be reimbursed. At this point, Linda is waiting for the meeting where the officers are elected and by-laws are approved so she can submit the paperwork. Linda explained that the tax ID number that Alice already got is the only number used for the Association. The application for the 501c3 status will produce a determination letter which will be shown when purchasing so we won't need to pay sales tax. This should be accomplished prior to receipt of the grant money.

6. **Forming our 501c3 Nonprofit –**

- a. **Make decisions regarding the New Corporation**
- b. **Name 3 people to be on the Board of Directors with addresses**  
*Linda said – we have to hold a meeting to decide if we want a board and officers or just officers. For simplicity, officers (pres, vp, treas., and sec.) may be all that you need. Then the corporation has to have a meeting and elect the board (if wanted) and officers and (later if not ready right now) adopt bylaws.*
- c. **September 23<sup>rd</sup> Mtg -- Glenn Barnes was approved as chairman, Mary Molinaro as secretary, and Alice Reid as treasurer. They are the board members for now.**
- d. **Name a Resident Agent – Done - Carole**
- e. **Name an Incorporator – Done - Laretta**
- f. **Name the Corporation and give the address – Done - Reisterstown Improvement Association, Inc. at Compassionate Tax's address.**
- g. **Develop Mission Statement – see attachment 1 and we will vote at the next meeting.**
- h. **Bylaws – Glenn will form a committee to review and prepare them to be reviewed at a future meeting, tabled for now.**
- i. **File Articles of Incorporation (must be attached to grant application) – Done**
- j. **Hold first corporate meeting – this will be the meeting when the officers are elected and by-laws approved**
- k. **Elect officers – Glenn named a nominating committee and the election should be held at the next meeting the members of the committee are Karen Fitchett, Laretta Nagel, and Kathy Gambrill.**
- l. **Decide on an accounting system – Calendar year/cash - Done.**
- m. **File application for Tax ID number – Done – (The tax ID number is 27-3598201).**

- n. **Open checking account using the tax ID number – Alice.** Alice said that she will open the checking account after the officers are elected so the signatures won't have to be repeated. She is currently holding the money in an escrow account she has with her company so she can write checks when necessary.
  - o. **File application for Sales Tax Exemption when 501c3 approved.** Discussion about possibilities before receiving our determination letter. However, the hope is for us to receive the letter before the grant money arrives.
  - p. Mary suggested adding another item for getting a P.O. Box so that it will be easy as officers change from year to year. Consideration will be made after officers are elected.
7. **Would the group be in favor of Ravenstowne Banners being posted on two lamp posts/telephone poles like the ones installed in the Inner Harbor area and near M&T Bank Stadium? With team headquarters nearby in Owings Mills and a number of players and coaches owning homes in Reisterstown and with training camp at McDaniel college every summer it would make us stand out and show that we support our home team.**
- Glenn said that he's thinking of 6' banners at the gateways on telephone poles so they can be high and not block views of drivers. First we'll have to verify that we can put the banners on phone poles and then discuss the idea.
8. **Fundraisers – Laretta's Farmers' Market idea** - while Laretta wasn't at tonight's meeting, Glenn reminded everyone that we are thinking of 214 Main Street as well as the Long & Foster parking lot. Mike suggested that we should involve Tom Reynold's. Mike also suggested the possibility of a fall weekend event to bring people up to Main Street such as a pumpkin carving contest. Tina commented that she wanted to be sure this was held on one day and the pumpkins are removed by evening so there isn't mischief and a mess left on the streets afterwards.
- Drawing for 4 prizes – raffle tickets** – Linda reminded everyone that you have to obtain a permit for a raffle

**We will continue with newspaper coverage of our activities & staying focused and united as we continue discussions with Pat, Amy, Jeff, Scott and Karin with the Office of Planning and Peirce MacGill of Economic Development for Baltimore County.**

Our next meeting will be Tuesday, November 16, 2010 at 7pm at the Long & Foster office. Karen made a motion to choose a consistent date each month and it was decided to suggest the 3<sup>rd</sup> Tuesday of each month. Craig seconded the motion and the vote was a unanimous Yes

Minutes taken by Mary Molinaro

Attachment 1:

Possible Mission Statement  
Please Choose One With a Check Mark Next to Name

Karen Fitchett's

The Reisterstown Improvement Association, Inc., is dedicated to effecting community development which enhances the quality of life for businesses and residents, while respecting the town's unique character.

Lauretta Nagel's

We will protect the charm and character of Reisterstown, promote community and business development, and support constant growth through involving the community in creating and implementing development plans.

Glenn's

We will promote community development, business growth and an enhanced quality of life for residents, businesses and visitors and with ongoing improvements protect the character and charm of Reisterstown for present and future generations.

Alice Reid's

The Reisterstown Improvement Association's mission is to develop a more cohesive community by creating opportunities for local property owners, businesses and residents through planning and implementing social and economic activities along the Reisterstown Main Street corridor.